

## 6A-6 Specific Regulations for Each Zone

No person shall install or maintain any sign in the City of Kanab and in the zones listed, except as herein provided. Signs not allowed in the following sections are specifically prohibited.

### 2. Commercial and Manufacturing Zones, (C-G, C-H, M-O)

a. **Residential Areas** - When located on property butting a residential zone, signs shall conform to residential requirements with respect to lighting and animation.

b. **Balloon Signs** - Permitted according to definitions, balloon and temporary sign definition. Balloon signs must comply with General Sign Provisions 6A-4.

c. **Animated Signs** - Animated signs may be permitted in commercial zones only.

d. **A-Frame Signs** - A-Frame Signs may be permitted on Commercial property in accordance with the clear view requirements of this ordinance.

e. **Entrance or Exit Signs** - One entrance or exit sign may be permitted at each driveway entering or leaving the premises. Such signs shall not exceed three (3) square feet in area nor be more than six (6) feet in height from the ground.

f. **Property Signs** - No more than two signs offering the premises for sale, lease, or inspection by the public may be permitted, provided that the total area of each sign does not exceed twenty-four (24) square feet. Said signs may be modified to indicate that the property has been sold.

g. **Flat Signs** - May be permitted subject to the following provisions; Flat Signs shall not exceed twenty (20) percent of the face of the front wall with one hundred (100) square foot allowable minimum whichever is greater. A sign shall not project more than 18 inches from the building or structure. A sign shall not rise above the roof line and may be lighted if the source of lighting is not visible.

h. **Wall Signs** - May be permitted subject to the following provisions; Wall Signs shall not exceed forty (40) percent of the face of the side wall with one hundred (100) square foot allowable minimum (whichever is greater). Wall signs may be painted directly on wall surface or on sign board that is attached directly to the wall face. Wall signs shall not rise above roof line and may be lighted if the source of lighting is not visible.

i. **Mural Signs** - May be permitted subject to the following provisions; Mural Signs shall not exceed (90) percent of the face of the side wall. Mural Signs may be painted directly on surface or on sign board that is attached to wall face. Mural Signs shall not rise above roof line and may be lighted if the source of lighting is not visible.

j. **Projecting Signs** - May be permitted subject to the following provisions; a business with no front setback; one (1) projecting sign may be permitted and shall not exceed eighty (80) square feet. businesses with front setback; one (1) projecting sign may be permitted. The sign shall not exceed one hundred (100) square feet. The sign may be doubled-sided and shall not rise more than (3) feet above the roof line. The sign may be lighted if the source of lighting is not visible. (See Projection/Location below)

k. **Roof Signs** - Any sign erected over or on the roof of a building. Roof signs are allowed on a case by case basis.

l. **Monument Signs** - Any freestanding sign supported upon the ground by a solid base. Monument Signs are intended to be low to the ground requiring no clearance, which sign and base are of approximately equal size in width and length.

Monument signs shall conform to the following requirements:

- a. Maximum sign height is eight (8) feet.
- b. Maximum sign area is eighty (80) square feet.
- c. Number of signs: There may be one (1) sign for each frontage of property, plus one (1) additional sign for each (100) foot increment of said frontage in excess of one hundred (100) feet.
- d. Sign setback shall be determined so that no sign will interfere with the public right-of-way nor clear vision of a street intersection.
- e. Minimum distance from a street intersection (back of curb) is forty (40) feet.
- f. No sign shall interfere with the public right-of-way.

m. **On-premise Free-standing Signs** - On Premise Sign means any sign which directs attention to a use, product, commodity or service performed upon the premises on which it is located. Freestanding means a sign supported upon the ground by poles or braces, and not attached to any building.

1. No Freestanding Sign shall be allowed in any residential zone.

2. On-premise Freestanding Signs shall conform to the following requirements:

- a. Signs shall not exceed thirty five (35) feet in height except in a C-H zone where a maximum height of fifty (50) feet may be allowed.
- b. Number of signs: there may be one (1) such sign for each frontage of property plus one (1) additional sign for each one hundred (100) feet of said frontage in excess of the initial one hundred (100) feet.
- c. Adjoining properties: said sign shall be no closer than twenty five (25) feet from adjoining commercial properties. Signs shall be separated by fifty (50) feet.
- d. Area of sign: Shall be determined by the following: frontage of the lot in lineal feet. Only one (1) sign shall be permitted not to exceed one hundred (100) square feet and shall be permitted for parcels with one hundred (100) lineal feet of frontage or less. Thereafter the area of the sign may be increased by ten (10) square feet for each additional ten (10) feet of frontage beginning with one hundred ten (110) feet of frontage.
- e. Maximum sign face shall not exceed one hundred eighty five (185) square feet.

If larger signs are requested for lots over two hundred fifty (250) lineal feet frontage, signs may be permitted with a conditional use permit. Area of sign may be increased above the one hundred eighty five (185) square feet by ten (10) square feet for each additional twenty five (25) feet of frontage beginning with two hundred fifty (250) feet of frontage. Maximum sign face shall not exceed two hundred ninety five (295) square feet. Signs shall be separated by at least one hundred (100) feet. Such signs shall be no closer than fifty (50) feet from adjoining commercial properties. Maximum number of sign per parcel is two (2).

- f. No sign shall project over a property line interfering with the public right-of-way.

g. Freestanding signs may be double sided and may be lighted if the source of lighting is not visible.

h. Where freestanding signs overhang a sidewalk they shall have a minimum clearance of eight (8) feet. And a minimum of fourteen (14) feet over driveways.

i. Reader Boards. Changeable copy areas and electronic message centers may not exceed to percent of total sign copy area.

n. **Off-Premises Signs** - Off Premises Signs means any sign which directs attention to a use, product, commodity or service not related to the premises. Freestanding means a sign supported by poles or braces, or a monument sign, and not attached to any building.

1. All off-premise freestanding signs may only be permitted through the conditional use process. No freestanding signs shall be allowed in any residential zone.

2. Off-premise freestanding signs shall be permitted for a commercial enterprise with no alternative for an on-premise sign and shall conform to the following requirements:

a. Sign shall comply with conditions listed under on-premises signs.

b. Sign shall not exceed one hundred (100) square feet.

c. Minimum distance from a residential zone is one-hundred fifty (150) feet.

d. Maximum numbers of signs per parcel is one (1).

o. **Facility Signs** - Signs identifying churches, schools, public utilities, buildings and facilities, public-owned and operated properties, hospitals, homes for the aged, nursing homes, convalescent homes, private clubs, fraternal organizations and roadside stands are subject to the following:

1. Such signs shall not exceed twenty-four (24) square feet in area and shall contain no advertising copy. It shall be located on the property to which it pertains and the number shall be limited to one.

2. There may be (2) two signs per entrance to said facility and the sign may be double-faced, if only one sign is requested. Signs must be located on the property to which it pertains. It may be a free-standing, flat, wall or monument type sign and shall meet the specification for the type of sign as described in this ordinance.

q. **Canopy (including Awning, Marquee, Suspended) Signs** - A canopy sign is any sign which is a structure other than an awning made of cloth, metal, or other material with frames affixed to the building and carried by a frame which is supported by the ground. An awning sign is any sign which is a structure made of cloth, metal, or other material affixed to a building in such a manner that the structure may be raised or retracted to a position against the building. Marquee signs are any signs built on a permanent roof-like structure or canopy of rigid materials supported by and extending from the facade of a building. Suspended signs are signs which are anchored to a building and are free to hang from the structure to which it is attached.

1. Canopy signs may be permitted only through Conditional Use process.

2. Marquee signs only (in this section) will allow reader boards, changeable copy areas and electronic message centers, but such may not exceed fifty (50) percent of the total sign copy area.